

Mayor Charles "Skip" Lee called a meeting of the Sterling City Council to order at 6:30 pm on Monday, October 5, 2015. Roll call. Present: Aldermen Retha Elston, Joe Martin, Chris Schuchard, John Stauter, and Chris Wilen. Absent: Alderman Bob Conklin.

Also present were City Attorney Ron Coplan, City Manager Scott Shumard, Superintendent of Building and Zoning Amanda Schmidt, Finance Director Cindy Von Holten, Superintendent of Public Works Brad Schrader, Fire Chief Gary Cook, Police Chief Ron Potthoff, and City Clerk Marie Rombouts.

The Pledge of Allegiance was recited.

Alderman Stauter asked that Item E, Sterling Township Bucket Brigade, be pulled from the Consent Agenda.

Alderman Martin made a motion to approve the Consent Agenda, except Item E, as follows:

- A) City Council Minutes of September 21, 2015
- B) Bills and Payroll totaling \$857,842.51
- C) Plan Commission Minutes of August 20, 2015
- D) Halloween Trick or Treat Hours for Saturday, October 31 from 4:30 to 7:00 pm
- F) Petition from Lincoln Land Chapter of the Red Cross to raise funds on Saturday, October 24, 2015 from 9:00 am to 1:00 pm supporting the local Disaster Team and Blood Drives
- G) Partial Pay Request #7 to Martin & Company Excavating in the amount of \$155,880.00 for work at Plant 1 for mobilization and moving earth
- H) **Resolution #R2015-10-18 Authorizing the Sale of Real Property to Rock Island Economic Growth Corporation** at 506 West Third Street and 1002 West Fourth Street
- I) Award Contract to demolish 506-508 West Third Street and 1002 West Fourth Street for a total of \$24,000 to CP's Demolition of Sterling
- J) **Resolution #R2015-10-16 to close Locust** from Third Street to Fifth Street for Christmas Tree Lighting on Friday, November 20, 2015 from 6:30 to 7:30 pm and Fourth Street from Locust to First Avenue for Christmas Walk Activities on Friday, November 20, 2015 from 5:00 to 9:00 pm
- K) **Resolution #R2015-10-17 to close Locust** from Fifth Street to the river for the Holiday parade on Saturday, November 21, 2015 from 12:30 to 3:00 pm

The motion was seconded by Alderman Schuchard. Alderman Elston asked about the house demolitions. Superintendent Schmidt reported the City has received a Blight Reduction Grant. The City acquires the property, deeds them to a non-profit, Rock

Island Growth, City demolishes the structures, properties are seeded and maintained for three years, and then returned to the City. Voting: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried.

Alderman Elston made a motion to approve the petition from Sterling Township for a Bucket Brigade; seconded by Alderman Martin. Discussion followed about the Township being a taxing body. There are a limited number of solicitations permitted. Rock Falls does not permit any solicitations and this includes Coloma Township. Without an established charitable organization, it is unclear where the money will go. Mayor Lee stated that we don't know what organizations do with their funds; we assume they do the right thing. Alderman Martin suggested that we approve this year's request and put the Township on notice for next year. Concern was expressed that money may be solicited for the movies or summer concerts in the future. Voting: Ayes – Alderman Elston. Nays – Aldermen Martin, Schuchard, Stauter, and Wilen. Motion failed.

Alderman Elston made a motion to approve the Proclamation declaring October 7, 2015, as Stock Our Local Food Pantries Day; seconded by Alderman Stauter. Voting: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried. Mayor Lee read the proclamation into the record.

Alderman Elston made a motion to approve the mailbox replacement policy; seconded by Alderman Wilen. Superintendent Schrader stated they just replaced two mailboxes for Menards and realized the policy should be updated. The City will replace a mailbox only if they plow comes in contact with the box, not the force of the snow. Alderman Stauter asked if those mailboxes were in the payables. Von Holten stated they were. Voting: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried.

Alderman Elston made a motion to award the low bid to Twin City Construction in the amount of \$470,000.40 for Sixth and Eighth Avenue Roadway Improvements; seconded by Alderman Martin. Manager Shumard reported these streets are brick and there is a 25' manhole which attribute to the high cost of improvements. After the City's work is complete, some problems will remain on railroad property. Superintendent Schrader explained the manhole at the end of Eighth Avenue has several smaller pipes leading to it that creates water back up. Diana Vasquez, who lives in the area, submitted photos, showing how the water is backing up and eroding the area. Alderman Stauter asked how bad the problem will be after the City repairs. Vasquez stated the railroad is aware of the problem and has done some work on it. Alderman Martin asked how Sixth Avenue will be affected with the Manahan Home. Manager Shumard stated that Seventh Avenue has been built up to handle bus traffic at the Manahan Home. Alderman Schuchard asked if the City's repairs will be sustained if the railroad doesn't make their repairs. Manager Shumard stated the repairs cannot wait much longer. Chief Cook expressed concern about the safety of the tracks. Vasquez stated Union Pacific is

aware of the problem and has done some work. Chief Cook explained that after the incident in Cherry Valley there is a greater concern for the integrity of the tracks. Mayor Lee asked if there are any agencies that can lean on the Union Pacific to get this fixed. Chief Cook will contact the Regional Hazardous Materials Department for Union Pacific.

Voting on bid for roadway improvements: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried.

Alderman Stauter made a motion to approve Change Order #1 for Sixth and Eighth Avenue Roadway Improvements; seconded by Alderman Martin. Manager Shumard stated a permeable asphalt mix would be used to bring the costs down. The brick base costs more to repair but will last longer. Voting: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried.

Alderman Schuchard made a motion to award the low proposal for the City's electrical service contracts for parking lots, sewer lift stations, and the wastewater treatment plant; seconded by Alderman Elston. Mike Mudge with Rock River Energy Services presented updated proposals. Mudge explained this is the fourth competitive bid the City has obtained. Mudge recommended the longest term with the best rate because increases are unpredictable. He believes ending around 5 cents per kWh is a good deal. Alderman Stauter asked about the cost of delivery and taxes. Mudge stated that delivery charges are regulated and taxes are based on usage, which do not vary much. Delivery charges are 35% to 50% of the total cost.

Alderman Schuchard made a motion to amend the motion to include the low proposal of \$0.05013 per kWh from Constellation, previously Exelon, for 36 months; seconded by Alderman Elston. Voting: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried.

Voting on the amended motion to award the low proposal for the City's electrical service contracts to Constellation in the amount of \$0.05013 per kWh for 36 months: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried.

Alderman Stauter made a motion to approve **Ordinance #2015-10-16 which repeals and recreates Chapter 102, Zoning Ordinance, of the Municipal Code and Official Zoning Map**; seconded by Alderman Elston.

Planner Wolff stated he has been working with the City of Sterling since 2004. He has been working with the Plan Commission on the zoning code for the last 19 months and with City staff for over five years, since Vern and Mike were on staff. The zoning code was written in 1971 and was probably good for development at that time. Things

change. This rewrite included public participation. The code needs to function well to protect properties. Residential zoning classifications have been expanded. Windshield surveys were completed to determine the best classifications for neighborhoods and eliminate many non-conforming uses. Lots were too small for the house and rebuilding would not be possible. The code is larger but is much easier for staff and residents to understand. There are more definitions. Each article, after being approved by the Plan Commission, was brought to the Council. Design Guidelines are integrated into the code. Landscaping requirements have been added. Many procedures are outlined by state statute. The new code reflects these statutes so residents or potential developers can find the procedures in one place.

Mayor Lee asked about the Historic Overlay District. Planner Wolff explained there is language in the code for a district, but the district boundaries were not defined. A proposed Historic Commission could approach the City with boundaries for the District and property owners would have input at that time. Wolff explained that if a District was drawn, it would provide a red flag for Code Enforcement if changes were being made to a structure. The District would respect the character of the structure and not undermine home design. Wolff continued by explaining there are monetary advantages through federal funding for historic preservation.

Voting on the Zoning Ordinance: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried.

Superintendent Schrader introduced one of the new Public Works employees, Ben Burger. Schrader reported that a storm drain at Thomas Park collapsed.

Manager Shumard reported there would be no staff meeting in the morning because of another scheduled meeting. Shumard asked if morning or afternoon would work better on October 17 to meet with Cardno for a courtesy update. Shumard reported that Bob Conklin is home and can transfer from a wheelchair to a hospital bed.

Mayor Lee asked if we are going to consider electronic participation so Bob can join us. Alderman Martin asked what the cost would be. Manager Shumard felt a conference phone could be installed for a few hundred dollars.

Alderman Martin reported an article he found on the riverfront real estate in Ottawa. He noted water views are big selling points. Martin recommended that Manager Shumard call the Ottawa manager to discuss this.

Alderman Elston thanked Public Works for their work around Lincoln Park with new mulch and fixing playground equipment.

Chief Cook reported that NIMS training for the firefighters was completed. They need to certify in two levels, with one-time training. Three firefighters are attending Sauk Valley Community College fire classes.

Alderman Elston is anxious to hear new information that Manager Shumard received at his recent conference.

Mayor Lee wished Bob Conklin a hasty recover. He reported the 911 consolidation meeting was interesting. Mayor Lee stated he will be out of town until October 17 to see the USS Illinois submarine launch in Connecticut.

With no further business, the meeting adjourned at 8:13 pm.

Marie Rombouts  
City Clerk